

Scottsdale Housing Profile

Total Population

| | <i>1990</i> | <i>2000</i> | <i>% of county total in 2000</i> | <i>1990 – 2000 % Growth</i> |
|--------------------|-------------|-------------|--------------------------------------|---------------------------------|
| Scottsdale | 130,069 | 202,705 | 6.6% | 55.8% |
| Maricopa County | 2,122,101 | 3,072,149 | - | 44.8% |

Median Household Income

| | <i>1990</i> | <i>2000</i> |
|-----------------|-------------|-------------|
| Scottsdale | \$39,037 | \$57,484 |
| Maricopa County | \$30,797 | \$45,358 |
| Arizona | \$27,540 | \$39,067 |

Racial Composition

| <i>Race</i> | <i>1990</i> | <i>2000</i> | <i>% of total population 2000</i> |
|------------------|-------------|-------------|---------------------------------------|
| White | 124,895 | 186,883 | 92.2% |
| African American | 992 | 2,501 | 1.2% |
| Native American | 799 | 1,240 | 0.6% |
| Asian | 1,600 | 3,964 | 2.0% |
| Other | 1,783 | 8,117 | 4.0% |
| Hispanic | 6,203 | 14,111 | 7.0% |

Household Characteristics

| | <i>1990</i> | <i>2000</i> |
|---------------------------|-------------|-------------|
| Total Households | 57,583 | 90,669 |
| Homeownership Rate | 64.1% | 69.6% |
| Average Household Size | 2.24 | 2.22 |

Age Distribution

| <i>Age Group</i> | <i>1990</i> | <i>2000</i> | <i>% of total population 2000</i> |
|------------------|-------------|-------------|---------------------------------------|
| Under 20 | 25,987 | 42,788 | 21.1% |
| 20 – 54 yrs | 68,101 | 101,992 | 50.3% |
| 55 & Over | 35,981 | 57,925 | 28.6% |

| | | |
|------------|------|------|
| Median Age | 39.1 | 41.0 |
|------------|------|------|

Housing Inventory by Unit Type

| <i>Unit Type</i> | <i>1990</i> | <i>2000</i> | <i>% of all units in 2000</i> | <i>1990 – 2000 % Growth</i> |
|-----------------------|-------------|-------------|---------------------------------------|-------------------------------------|
| Single Family | 32,021 | 57,290 | 54.6% | 78.9% |
| Townhouse / Condo | 12,099 | 13,986 | 13.3% | 15.6% |
| Multi-family Units | 23,229 | 32,656 | 31.1% | 40.6% |
| Manufactured Home | 999 | 952 | 0.9% | -4.7% |
| Other Units | 680 | 65 | 0.1% | -90.4% |
| Total Units | 69,028 | 104,949 | - | 52.04% |

Median Multi-Family Rent in 2000

| | Complexes Built Before 1995 | Complexes Built After 1995 |
|---------------------|--------------------------------|-------------------------------|
| Median Rent | \$844 | \$422 |
| # of Units Surveyed | 0 | 92 |

Single Family Home Sales Activity

| | <i>NEW</i> | | <i>RESALE</i> | | <i>TOTAL</i> | |
|-------------|-----------------------|-------------------------------|-----------------------|-------------------------------|-----------------------|-------------------------------|
| <i>Year</i> | <i># of Sales</i> | <i>Median Sales Price</i> | <i># of Sales</i> | <i>Median Sales Price</i> | <i># of Sales</i> | <i>Median Sales Price</i> |
| 1996 | 2,480 | \$232,200 | 5,570 | \$177,700 | 8,050 | \$199,400 |
| 1997 | 2,588 | \$235,600 | 5,995 | \$187,900 | 8,583 | \$204,800 |
| 1998 | 2,884 | \$239,400 | 7,003 | \$202,700 | 9,887 | \$215,900 |
| 1999 | 2,737 | \$275,000 | 7,250 | \$218,800 | 9,987 | \$233,400 |
| 2000 | 1,694 | \$358,400 | 7,900 | \$237,400 | 9,594 | \$257,500 |

Assisted Housing Units Produced between 1996 - 2000

| | |
|-----------------|-------|
| Scottsdale | 267 |
| Maricopa County | 8,344 |

Housing Affordability Gap

| | Scottsdale | Maricopa County |
|--|------------|-----------------|
| Total Gap | 12,560 | 108,373 |
| Gap as a % of Total households | 13.9% | 9.6% |
| % of Median household Income where total gap occurs | 43% | |